# WARRANTY DEED

BOOK 11472 PG. 26

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,000.00

Wiley C Vaughan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF May 19 99

Deborah A Rose
Notary Public

MY COMMISSION EXPIRES: 6-11-2000
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Steven G. Waters, Attorney, 1000 Northchase Drive, Suite 100, Goodlettsville, Tennessee 37072

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Wiley C. Vaughan (NAME) | Navy Federal Credit Union (NAME) | 65-13-44 |
| 4805 Whittier Drive (ADDRESS) | P. O. Box 3300 (ADDRESS) | 4D 60260 |
| Old Hickory, TN 37138 (CITY) (STATE) (ZIP) | Merrifield, VA 22119-3300 (CITY) (STATE) (ZIP) | |

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Richard C. Garrett and wife, Leona M. Garrett

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Wiley C. Vaughan, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING Lot No. 57 on the plan of Sherwood Forest Subdivision, Section III, of record in Book 4460, page 81, Register's Office, Davidson County, Tennessee.

SAID Lot No. 57 fronts 84 feet on the easterly margin of Whittier Drive, and runs back 173.67 feet on the north sideline, and 113.61 feet on the south sideline, and measures 10.51 feet to a point, thence 79 feet across the rear lot line.

Being the same property conveyed to Richard C. Garrett and wife, Leona M. Garrett by deed from James H. Hudson and wife, Sue M. Hudson of record in Book 6894, page 772, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 4593, page 690, said Register's Office.

The legal description contained herein is the same as in the previous deed of record.

0585081

IDENTIF. & REFERENCE

99 MAY 10 PM 3:15

MICHAEL GARNER, REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

unimproved ( )
This is improved ( X) property, known as 4805 Whittier Drive, Old Hickory, TN 37138
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out: and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 7th day of May 19 99

Richard C Garrett
Richard C. Garrett

Leona M Garrett
Leona M. Garrett

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard C. Garrett and wife, Leona M. Garrett

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 7th day of May 19 99.

Commission expires 6-11-2000

Deborah A. Reed
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

_____
Notary Public

MORTGAGE TAX PAID $0.50
95-0882 2288.50

# OFFICIAL RECEIPT

**BILL GARRETT**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

**RECEIVED OF** _____

**FOR** _____

| | | | | | |
|---|---|---|---|---|---|
| CO | - CONVEYANCE | CC | - CERTIFIED COPY | MISC | - MISCELLANEOUS |
| MO | - MORTGAGE | REL | - RELEASE | CO TX | - STATE TAX CONVEY |
| WD | - WARRANTY DEED | UCC | - UNIFORM COMMERCIAL CODE | MO TX | - STATE TAX MORT |
| TD | - TRUST DEED | CFEE | - COMPUTER FEE | PRFEE | - PROBATE FEE |

BOOK 11472 PG. 28

0585081

IDENTIFICATION REFERENCE

99 MAY 10 PM 3:15

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

| | |
|---|---|
| CAPIT | 75000.00 |
| CON TX | 277.50 |
| PRFEE | 1.00 |
| UCCFD | 5.00 |
| CFEE | 2.00 |
| TOTAL | 288.50 |
| CHECK | 288.50 |

05/10/99 01 15:18 0001 4022

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

**No.** 1458677